

CASE No.

324

NORTHERN DISTRICT

SAN JUAN GRANT

HIRUM GRIMES

CLAIMANT.

181

Prof

END

TRANSCRIPT
OF THE
PROCEEDINGS

IN CASE

NO. 181

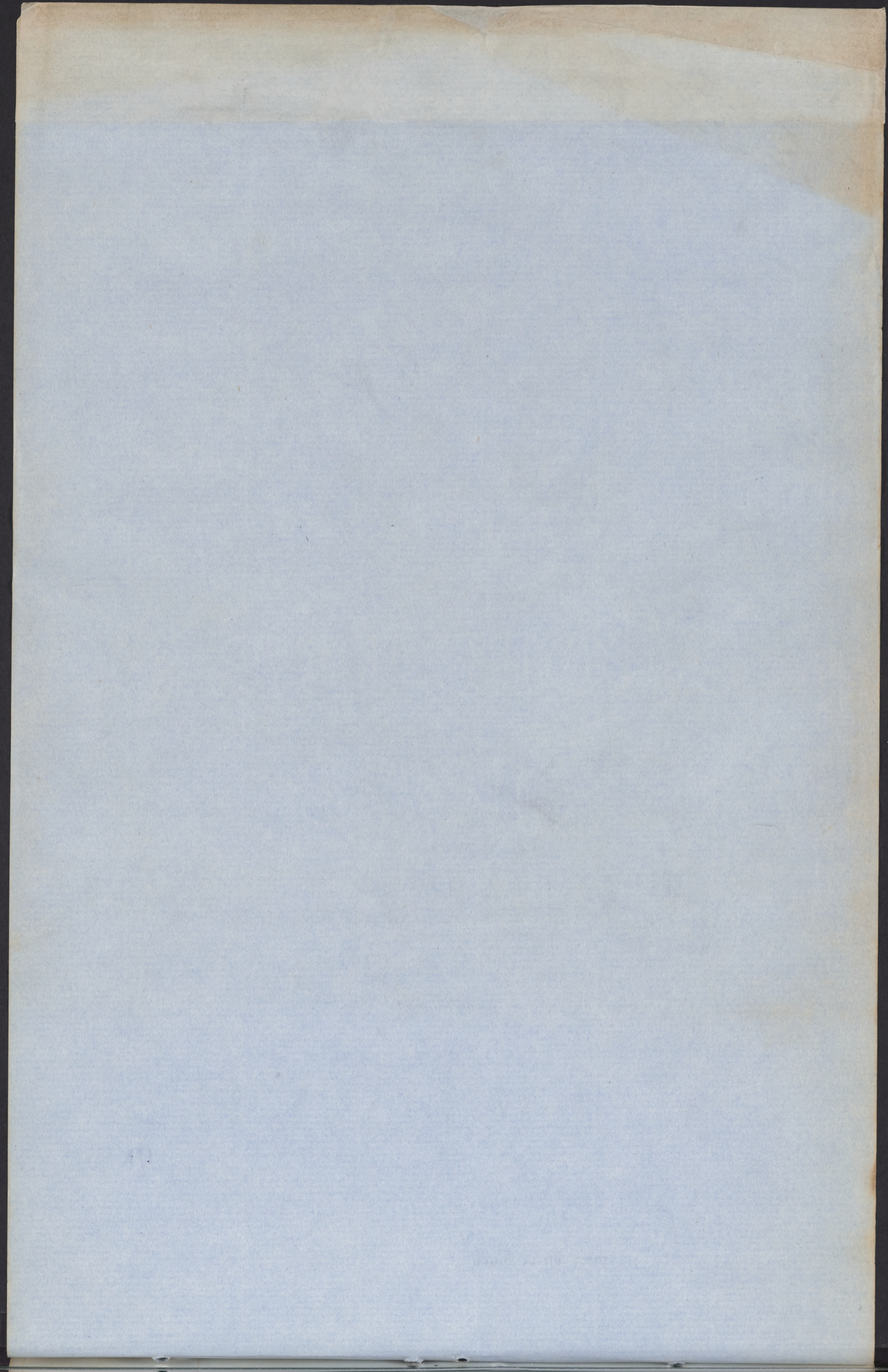
Hiram Grimes — CLAIMANT

VS.

THE UNITED STATES, DEFENDANT,

FOR THE PLACE NAMED

"*San Juan*"



Office of the Board of Commissioners,

To ascertain and settle the Private Land Claims

IN THE STATE OF CALIFORNIA.

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Be it Remembered, that on this *thirtieth* day of *April*, Anno Domini One Thousand Eight Hundred and Fifty-*two*, before the Commissioners to ascertain and settle the Private Land Claims in the State of California, sitting as a Board in the City of San Francisco, in the State aforesaid, in the United States of America, the following Proceedings were had, to wit;

The Petition of *Hiram Grims*
for the Place named
San Juan

was presented, and ordered to be filed and docketed with No. 181 and is as follows, to wit;

(Vide page 5 of this Transcript.)

Upon which Petition the following subsequent Proceedings were had in their chronological order, to wit;

San Francisco August 14, 1852
In case No 181, Hiram Grims for the place named "San Juan" on motion of the Counsel for the claimant the following order was granted, to-wit;
(vide page 35 of this Transcript.)

San Francisco September 5, 1853
In the same case the deposition of Samuel J. Hensley a witness in behalf of the complainant, taken before Commissioner Harry D. Thurston on the 15th April 1853 with documents marked Nos. 1 & 2 H. S. T. annexed thereto was filed;
(vide page 6 of this Transcript.)

San Francisco Sept 7, 1853
In the same case the deposition of William M. Carpenter a witness in behalf of the claimant, taken before Commissioner Alphons Tulek, was filed;
(vide page 8 of this Transcript.)

San Francisco November 22^d 1853

In the same case the deposition of Willard Boyle
a witness in behalf of the claimants taken
before Commissioner R. Aug. Thompson was filed
(vide page 10 of the transcript)

324 ND
PAGE 3San Francisco November 25th 1853

In the same case the deposition of John Picinelli
a witness in behalf of the claimant taken before
Commissioner R. Aug. Thompson was filed
(vide page 12 of the transcript)

San Francisco February 16th 1854

In the same case the deposition of Samuel J.
Henry a witness in behalf of the claimant
taken before Commissioner Stephen Pelt was filed
(vide page 13 of the transcript)

San Francisco June 1st 1854

In the same case the deposition of George T. Wymann
a witness in behalf of the claimant taken before
Commissioner Peter Lott, was filed
(vide page 14 of the transcript)

San Francisco Sept 26th 1854

On motion of the U. S. Law Agent Case No 181
was ordered to be placed at the foot of the 2^d
clap cases on the Trial sheet

San Francisco Oct 18th 1854

In the same case the deposition of Patrick O'Brien
a witness in behalf of the United States taken before
Commissioner Peter Lott, with document marked
A. S. annexed thereto, was filed
(vide page 19 of the transcript)

San Francisco Nov. 6th 1854

In the same case the deposition of Daniel
Leahy a witness in behalf of the claimant taken

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before Commissioner Peter Lott, was filed:
(vide page 23 of this transcript)

San Francisco Nov. 21 1854
Case No 181 was ordered to be placed at the foot
of the 3^d class cases on the Trial Ticket on the
motion of the U.S. Law Agents on the facts set
forth in the following affidavit to wit
(vide page 67 of this transcript)

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San Francisco July 23, 1855
In the same case the deposition of William Hicks
a witness in behalf of the United States taken
before Commissioner Peter Lott, was filed:
(vide page 28 of this transcript)

San Francisco March 9 1855
Case No 181 was submitted without argument
and taken under advisement by the Board

San Francisco May 8, 1855
In the same case Commissioner S. B. Farnell
delivered the opinion of the Board affirming
the claim.

(vide page 69 of this transcript)
and the following order was made to wit:
(vide page 71 of this transcript)

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ascertaining and setting forth the said claim
in the State of New York

To the Board of Commissioners for
ascertaining and settling Private Land Claims
in the State of California.

Petition

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Your Petitioner Manuel
Gonzalez of the City and County of San Francisco
State of California respectfully represents to
Your Honorable Board that he claims a
certain tract of land on the northern side of
the American River called the "Rancho de
San Juan" being of the extent of three leagues
from West to East along the Banks of the
American River and one league and a half
from South to North in depth from the River, em-
bracing four and one half leagues more or less
situate principally in the County of Sacramento
in said State of California that he claims the
same in fee by virtue of a grant made to Don
Pedro de Arce under the authority of the Mexican
Government by Manuel Micheltona Governor
Comandante General and Inspector of the
Department of the Californias bearing date
the twenty fourth day of December one thousand
and eight hundred and forty four.

Your Petitioner further rep-
resents that the said grantee on the third day of
August one thousand eight hundred and
forty five transferred all his right title and
interest in said land to John Sinclair
(his wife joining him in the conveyance)
on the twenty seventh day of February and
one thousand eight hundred and forty nine
transferred all his right title and interest
in said land to your Petitioner the above
Manuel Gonzalez.

And your petitioner would
further represent that the said grantee Don
Pedro de Arce took possession of the said
land in pursuance of the said grant and

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and that he and those claiming under him have been in the peaceable possession thereof ever since and your petitioner further shows that he has no knowledge of any interfering claim

Your petitioner presents herewith a copy of the original grant in the Spanish Language together with a translation of the same and will make further proof of title if required by the Board.

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Your Petitioner prays Your Honorable Board to take into consideration his claim to said tract of land and decree his title to be valid and confirm the same.

Attest
Council for Mexican Grants.

San Francisco
April 12 1852.

Filed in Office April 13. 1852

(signed)
Geo Fisher Secy.

Office of Commissioners of
Land Claims in California -
No 181. San Francisco April 15, 1853.

Deposition

Sam. J. Hensley

This day before me, Harry D Thornton Esq. Samuel J Hensley a witness in behalf of claimant Mexican Grants who after being duly sworn deposed as follows.

Questions by claimant -

Quest 1st -

What is your name, age and place of residence?

My name is Samuel J Hensley

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Quesr.

My Name is Samuel I Henshaw
My age is thirty six and my residence is
San Jose California in which Country I
have lived for ten years.

Question 2.

Are you acquainted with the
hand writing of Manuel Micheltorina,
Manuel Quinn, Joel S Redmont, John
Bidwell, John W Satter, John Sinclair,
Mary Sinclair, Peter H Permit, William
M Carpenter and Henry A Schoolcraft
If you look upon the two documents now
here shown to you and filed herewith
marked Exhibit No 1 and Exhibit No 2
and state whether the signatures of the above
named persons wherever they occur in
and upon said documents are their genuine
signatures?

Ans.

I have examined the two docu-
ments above named and being acquaint-
ed with the hand writing of the persons
named state that their signatures in and
upon the said documents are the genuine
signatures of those persons.

Quest 3.

Are you acquainted with the land
claimed in this case called San Juan if so
state what you know about its settlement
occupation or cultivation when first occu-
pied by whom and how -

Ans -

I am acquainted with the said
Rancho. This place was settled upon in
1844 by John Sinclair by building a house
upon it and settling a family in said
house who by himself or persons under

him has had possession down to this time.
I do not know that the original grantee did send over settled upon the land. Sinclair had possession before the grant to Bidmond I do not know that judicial possession was ever given of the same.

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Saml J. Hensley
U.S. Land agent present.

Sworn to & Subscribed before me this 15th of April 1853.

Henry J. Thornton
Clerk.

Filed in Office Sept 5, 1853.

Signed
Geo Fisher Secy.

Office of Commissioners of Land Claims in California.

Deposition
Wm. M. Carpenter

This day before Court Alpheus Beck and William M. Carpenter a witness in behalf of claimant Heron Grimes to 181 who after being duly sworn depose as follows.

Testimony by Mr. Whitecomb attorney for claimant -

Question -

What are your name and place of residence? and where did you reside in February 1849.

Answer.

My name is William M. Carpenter my age is forty four years and I reside at Sacramento City in California State.

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resided there in February 1844.
2 Question.

In the year 1844 did you know John Sinclair Mary Sinclair his wife Peter H. Burnett and Henry A. Schoolcraft; if you where did they reside.

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I know them all at that time Peter H. Burnett and Henry A. Schoolcraft resided at Suttens fort which is within the present limits of the City of Sacramento. Mr Sinclair and his wife resided at that time on his Rancho which is on the North side of the American River about three miles from Suttens Fort.

3 Question -

Look on the document here presented marked "Exhibit No 2" annexed to the deposition of James J. Keusch and filed in this case and also marked with the initials J. J. and state whether you are acquainted with the signatures of the persons above named and if so whether the signatures of those individuals appearing on said document are their own true and genuine signatures respectively and whether you was present when said document was executed and thereupon subscribed your own name as a witness thereto.

Answer.

I know the signatures of those persons named in the second interrogatory and have seen each of them write.

The document was executed in my office when I was personally present and I saw John Sinclair, Mary Sinclair and Peter H. Burnett sign their names respectively thereto and know the signatures to be genuine and I subscribed

my own name at the same time that as a Witness. I did not see Mr Schoolcraft subscribed his name thereto. He was in another Office within the Fort. I have often seen him write and know his hand writing and I believe the signatures on said paper purporting to be his is in his own hand writing.

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William M. Carpenter.

Mr Greenhow Associate Law Agent was present at the taking of this deposition but declined to interrogate the Witness -

Subscribed and sworn to before me at San Francisco this seventh day of September AD 1853.

Alphus Felch

Commissioner

Filed in Office Sept 7 1853.

Signed

Geo Fisher Secy.

Office of the Board of U. S. Land Commissioners DC.

This day before Court R. Aug. Thompson came William Buzzell a witness in behalf of Claimant Herman Grimes Petitioner in this and having been duly sworn deposed as follows.

Deposition
William Buzzell

Testimony for Claimant.

Present

Atty for Claimant and

Asst Law Agent.

Witness states his name is William Buzzell his age thirty six and resides Santa

From California.

Quoted by Leaming's Atty.

Do you know the Rancho of San Juan claimed in this case and if so state what you know of its settlement occupation and cultivation?

Answer,

I first knew said Rancho in the Spring of 1845 - Mr Jacob P. Sidman was then living there. He had on it then a house built of adobe and a corral and some eight or ten acres of land fenced in and in cultivation also a large stock of cattle and horses.

I have seen as many as three or four thousand cattle on the place.

The Rancho is situated on the North side of the Arroyo fork about twenty miles from its mouth. The land has been constant ly occupied ever since up to the time I last saw it which was about three years ago.

When I first knew it in 1845 Mr Sinclair was his nearest neighbor on the North side of the River. He lived on the El Paso Rancho about six miles below Mr Sidman's there was no other house on the level except the adobe one above mentioned -

I lived on the river opposite for about two years from 1845 -

Willard Buzzell.

Sworn to and subscribed

Before me Nov 28. 1853.

R. Aug Thompson

Cour.

Filed in Office Nov 28. 1853.

(Signed)

Geo Fisher Secy.

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Depos. of J.
Bidwell.

Office of the Board of
U. S. Land Commission &c.

This day before Court R. Aug Thompson
Court John Bidwell a witness in behalf
of claimant Henry Grimes Fitchin 1881
and having been duly sworn deposed as
follows.

Testimony for Claimant.

Present Whitcomb Atty for Claimant and
R. Greenhow Asst Law Agent.

Witness states his name is John Bidwell
his age thirty four years and residence
Chico Butte Co California.

Question by Claimants Atty.

Look at the document marked Exhibit
No 1 to the depositions of Samuel Hensley
and with the initials H. S. J. and state which
do you know the handwriting of Mary D
Nicholson, Mary Grimes Paul P. De-
mond and John A. Sutter, if so state whether
their signatures when they occur therein are
genuine or not.

Answer.

I am acquainted with the hand
writing of all the persons named in the
question. having often seen them write and I
believe their signatures on said document
to be genuine.

I am a subscribing witness
to the transfer endorsed on said paper
signed Paul P. Demond, the said transfer
was executed in my presence and signed
by said Demond in my presence at the
time it was made, and I attested it at the
same time.

J. Bidwell

Sworn to & Subscribed
 Before me Nov 25. 1853;
 R. Aug Thompson
 Comr.
 Filed in Office Nov 25 1853.
 (Signed)
 Geo Fisher Secy.

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United States Court
 of Commissioners

San Francisco Feb 14. 1854.

Deposition
 Saml. J. Hensley

On this day before Commissioner Alpheus
 Beck came Samuel J. Hensley a witness in
 behalf of the claimants Hiram Green's case
 No 181 who after being duly sworn deposed
 as follows.

Question by Mr Whitcomb Attorney
 for claimant -

Question What are your name
 age and place of residence?

Answer.
 My name is Samuel J. Hensley
 My age is about thirty seven years and I
 reside at San Jose in California.
 Question.

Do you know the Rancho called
 San Juan claimed in this case and if you
 how long have you known it.

Answer.
 I know that Rancho. I was first
 at the place in 1845 in the fall of the year.
 At that time I rode past the place, but
 did not go to the house. I gave my testimony
 in this case in April last, and on examining
 the deposition then taken and now on file in
 this case I find a mistake in the year
 mentioned in the answer to the third question

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interrogatory. The year which is there stated to be 1844 should be 1845.

That answer refers to the quantity above mentioned as the time when I was on the place, and it was in 1845.

That I did and the original grant was about Sutter's Fort in the Spring of 1843.

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Saint Petersburg,
Mr Gamble Associate
Law Agent was present at the taking of this deposition but propounded no questions to the witness.

Subscribed and sworn to before me
this 14th day of February 1854.

Alphus Felch
Commissioner.

Filed in Office Feb. 14, 1854
(signed)
Geo Fisher Secy

United States of America
State of California, 39
San Francisco June 1st 1854

Deposition
Geo. F. Wigham

This day personally came before Peter
Lott a Commissioner for taking testimony
to be used before the Board of U. S. Land
Commissioners in said State, George F
Wigham a witness on behalf of the Claimant
in case No 11 on the docket of said Board
wherein Herman Grimes is Claimant and
said witness being duly sworn on oath de-
posed in English as follows to wit,

The counsel for Claimant and the
Law Agent of the United States are present.

What is your name and

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Question by Claimants Counsel.

What is your name age and residence?

Answer.

My name is George F Hyman My age 35 years. My residence is Alviso San Francisco County.

Question Second.

Do you know the San Juan Ranch so called claimed in this case, if so state what you know of its occupation settlement and cultivation?

Answer.

I have known the San Juan Ranch since 1844. An adobe house was built on the Ranch in the Spring of 1845 by Joel P Delamunt. He had some 4000 acres of it under cultivation at that time principally in wheat. I saw there while Mr Delamunt was on the Ranch between two and three thousand head of cattle.

Mr Delamunt lived in the adobe house until the middle of August 1845 at which time he transferred the premises to John Sinclair who occupied the same until the year 1848 when I left that part of the country.

Question Third.

State as near as you can where the San Juan Ranch is situated? -

Answer.

It lies on the North side of the American River. About three or four leagues from the Sacramento River East and directly adjoining the El Paso Rancho of Elias Green -

Question Fourth -

Who did you live in the year 1845

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1846.

Answer.

I lived on the South Side of the American River nearly opposite the San Juan Ranch was well acquainted with Joel S. Edmunds the grantee of said Ranch after the transfer of the Ranch to Sinclair I sold him some land on the South side of the River -

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Crops Examined by U. S. Law Agent.

1st Question - by the Law Agent -

At what place on the South Side of the American River did you live when did you commence residing there, and how long did you reside there?

Answer -

There was no name for the place. It was on the Sutter Ranch. I commenced residing there in 1844 & was there until the Spring of 1846.

2^d Question -

How do you know the place where lived by Edmunds was on the Ranch of San Juan?

Answer.

I know by Mr Edmunds and Mr Sinclair they both having so informed me?

3^d Question -

Where is said Edmunds at this time?

Answer.

I do not know.

4th Question -

In what place on the American River was the one in which you

Answer.

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land?

Answer.

It was eight or nine miles above Sutter's Fort on the same side of the river -

5th Question -

Up to what time do you know that house was standing?

Answer.

It was standing in July 1846.

6th Question -

How far East of a North and South line drawn through this dwelling was the house of Deamund?

Answer.

About a mile and a half.

7th Question -

Up to what time was the house of Deamund standing to your knowledge.

Answer.

It was there in July 1849.

8th Question -

Do you know the boundary line between the Ranch San Juan and the Ranch El Paso if you know where was it if you know do you know the house of Deamund was on the San Juan Ranch?

Answer.

I know by what Mr Deamund and Mr Sinclair told me that the house of Deamund was on the San Juan Ranch and the house of Sinclair was on the El Paso Ranch.

I do not know exactly where the boundary line was, the El Paso Ranch extended down to the Sacramento River -

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9th Question -

Was the house built by Ded-
mund Subsequently or at any time known
as the St. Clair house?

Answer.

I never heard it called by that
name.

10th Question.

Was there any adobe building
on the same side of the river within a few
miles of Dedmund?

Answer.

There was one, Mr. Sinclair's
house, between seven and eight miles below.

11th Question -

What direction was the
fence and/or enclosure from Dedmund's home
& how enclosed and by whom?

Answer.

It was in the bottom just below
the house enclosed by a ditch made by
Indians in the employ of Mr. Dedmund
in the early part of the year 1845.

12th Question -

Did Mr. Dedmund have a
family?

Answer.

No to my knowledge

13th Question.

What was the character
of the house, dimensions, materials, and
did he make this his home?

Answer.

It was an adobe house one story
thatch roof, about sixteen feet by twenty four
feet divided into two rooms. Dedmund
lived there from the time he built the house

lived there from the time he built the house
until he sold it.
George F. Thymann.
Subscribed and sworn
to before me on this
1st day of June AD 1854.

Peter Lott Commissioner
for taking Testimony &c.
Filed in Office June 1. 1854.
(Signed) Geo Fisher Secy.

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United States of America
State of California
San Francisco Oct 13. 1854.

Deposition
Patrick O'Brien
This day came before Peter Lott Commissioner
for taking testimony to be used
before the Board of W. & Land Commis-
sioners in said State Patrick O'Brien
a witness on behalf of the United States in
Case No 181 on the docket of said Board
wherein Herman Grimes is Claimant and
said witness being sworn depose as follows
to wit:

The Complaint for Claimant Mr
Whitcomb is present.

Question by W. S. Law Agent.
What is your name age and residence?
Answer.

My name is Patrick O'Brien my
age 31 years. My residence in Sacramento County
California.

2^d Question -

Are you acquainted with the
district of country lying on the north side
of the American River from its mouth to
the hills. if you how long have you known it
Answer.

I am acquainted with it and have known it since the Spring of 1845.

3^d Question -

Were you acquainted with Abel P. Dedmond if yes how long did you know him and where did he reside?

Answer -

I knew said Dedmond. I became acquainted with him in June or July 1845

He was then living at San Juan on the American River where Morris Snow had on the Rancho then called del Paso. Said Dedmond was a Carpenter - He was there about 2 years, 1845 and 1846. After I knew him he was superintending the Indians, building the houses &c.

4th Question -

State whether from conversations with said Dedmond you learned where he had resided previous to that time?

Answer.

I never have learned from him where he had previously lived.

5th Question -

Did said Dedmond ever live upon, occupy or cultivate a Rancho adjoining del Paso on the East?

Answer.

I know him to build a small adobe house there. I never knew him to live in it, and I never knew of the place being cultivated till 1851. Dedmond built that house in the fall of 1846. Do not remember the month?

6th Question -

Was there any house on said place in 1845?

Answer.

There was not to my knowledge.
7th Question.

When did you live in 1845 and 1846 and what were your opportunities of knowing of the occupancy or cultivation of said Ranch?

Answer.

I lived on the Cosumnes river I used to go over and occasionally to help Sinclair collect his stock together.

8th Question.

Could there have been a house or cultivation on the Rancho now claimed as San Juan in the years 1845 or 1846 without your knowing it?

Answer.

There could not have been any cultivation at that period without my knowing it?

9th Question -

Look at the Desmo in the document now shown to you marked "H B" and exhibit to this disposition and state where Sinclair's house was built in which said document is cited?

Answer -

It was about at the end of the river where is marked in red ink by the Commissioner "Sinclair's House".

10th Question -

Point out the place where said Diamonds built the above house subsequent to the Eastward.

Answer.

It was about where the square dot is made in black ink and the Commissioner has written in red ink "Diamonds House" -

11th Question.

Were there any ruins of a former house on said Rancho in 1845 and did said Edmund pretend in any way to occupy said Rancho in that year? —

Answer.

I never saw any such ruins on the Rancho. I never saw know Edmund to occupy it, he used then to be kept gradually around Suclairs —

Crops Examined by Mr Whitcomb Attorney for Claimant —

12th Question —

State in what part of Sacramento County you now reside?

Answer.

I live with Samuel Morris, on the old Sager Ranch just where Suclairs house stood —

13th Question —

When were you first on the San Juan Rancho?

Answer.

In June 1845 I went over there with Perry Macoon to hunt up stock to take to market for Suclairs and Grimes.

14th Question —

How often were you on the San Juan Rancho in 1845? —

Answer.

I was there 3 or 4 times the stock used to run up there and he went to attend them —

15th Question —

Did you in any of the visits you made to the San Juan Rancho go all over it?

Answer —

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Answer -
I was never in those days more than ten miles off from Tom's place say 15 or 18 miles from the McClair house.
5th Question -

Are you in any way interested for yourself or your friends in the refutation or confirmation of this claim?

Answer - I am in no way interested in it on my own or any other account.

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Re Examined by U. S. Law Agent.
6th Question

How long did the building put up by Belmont in 1846, stand?

Answer.

I think it was there in 1857. the roof was then off, a part of the walls and still to be seen there -

P. O'Brien -

Subscribed and sworn to
before me on this October 13, 1857.

Peter Lomb Cour & C.

Filed in Office Oct 14, 1857.

(Signed) Geo Fisher Secy.

United States of America }
State of California } es.

San Francisco Nov 3, 1857.

Deposition
Dand. Leahy
This day came before Peter Lomb Cour & C. Notary for taking testimony to be used before the Board of U. S. Land Commissioners in said State District of San Francisco on behalf of the claimant Horatio Ganniss in case No 181 on the docket of said Board and said Notary being duly sworn deposed as follows.

The U. S. Associate Law Agent is present.

Questions by Mr Whitcomb for Claimant.

1st Question -

What is your name age and residence?

Answer.

My name is Daniel Laby I am 39 or 40 years of age I was born in San Francisco County California.

2nd Question -

Do you know the Rancho claimed in this case called "San Juan" if you know where it is situated and state what you know of its occupation and Cultivation?

Answer.
I am acquainted with said Rancho. It is on the north side of the Alameda River about 14 miles east of San Juan's home. I came in there on the 23rd day of October 1843 and at that time Mr DeLuna a carpenter was living on said Rancho. He had a house and corral and as far as I can recollect there was a field enclosed by a ditch a short distance below the house. I think it was sowed in wheat. There was a good deal of stock on the place. I do not know who owned it then, this DeLuna sold out to San Juan.

I was frequently over the Rancho. I used to go up there from Sutter's Fort to cut timber for my business which is the cooper's trade. DeLuna used frequently to come down to the Fort where I lived.

3rd Question.

Do you know Mr Bogle and Mr Sherman if you where did they live at that time.

Answer.

I knew Mr Bogle and Mr Hyman Bogle lived about 3 miles East of Dedwards house on the opposite side of the river. Hyman lived out with the Cosumons now with Perry McLeon at that time.

1st Question -

Was you generally acquainted with the people in that section of country at the time of which you have been speaking if you do you know Patrick O'Brien and state if you ever saw him there in the years 1843, 1846, or 1847.

Answer.

I was generally acquainted there then. I know Patrick O'Brien living with Mr Honis he is an Irishman with whom I am well acquainted. He was not there in 1843 or 1846. I do not think he was in this country till 1847. I first knew him upon the American River 1848. I think he came with an Artillery Company to Monterey in 1847.

2nd Question -

What were said Patrick O'Brien's habits as to Temperance?

Answer.

He was a man who drank very freely and was quite an intemperate man up to the time I last saw him which was about a year ago.

3rd Question.

From your knowledge of said O'Brien for the last five or six years state whether he would be likely to be correct in his statements or accurate in his representation of facts?

Answer.

I do not think his statements

would be altogether reliable. I would consider him liable to mistakes, especially when he is in the habit of drinking.

7th Question.

Where did Perry McLeoon live in 1815 & 1846?

Answer—

He lived on the South side of the American River about 2 miles West of Dedman's place. He and Nymaw lived together there in those years and afterwards moved up to the Cosumnes River. In my former answer I was somewhat inaccurate as to the time of their going to live on the Cosumnes. I think they went to the Cosumnes late in 1846 or early in 1847.

8th Question.

Are said Perry McLeoon and John Sinclair still living—

Answer.

They are both dead.

Cross - Examined by U. S. Associate Law Agent.

1st Question.

Of what description and size was the house on Dedman's land?

Answer.

It was a one story adobe house with I think a thatched roof. I think it was not less than 20 by 30 feet.

2d Question.

Did anybody live on the land after Dedman sold it to Sinclair?

Answer.

I believe Dedman lived there after that when he was not out at work

after that when he was set out at work
at his Carpenter's trade.

3^d Question.

How often during the years 1845-1846 & 1847 did you visit this Ranch of DeMunds and state whether O'Brien might not have been in the Country without your knowing it?

Answer.

I passed by the Ranch often in 1845 and 1846 up to the 14th of June 1846 then I found Fremont and went South and returned to Sutter's Fort April 1. 1847. I do not think he could have been in that part of the Country in 1845 without my knowing it. I believe he came to the Country in the Lexington state in 1846 or early in 1847. he told me he did.

4th Question -

Can you state any instance in which you found said O'Brien's statements to be false?

Answer.

No I cannot.

5th Question.

Do you think intemperance had destroyed his memory and truthfulness?

Answer.

I can hardly that question. his memory might have been affected by his drinking but I cannot say positively that it was.

Subscribed and sworn to
before me on this 24th day
of November A.D. 1834.

Daniel Lecky.
Peter Lott Commissioner
Filed in Office Nov. 6. 1834.
(Signed) Geo Fisher Secy.

United States of America
State of California

San Francisco February 20. 1855.

Deposition

Wm Hicks

This day came before Peter Gott Commis-
sioner for taking testimony to be used before
the board of U. S Land Commission in
said State William Hicks a witness on
behalf of the United States in Case No 181
on the docket of said Board wherein
Henry Grimes is Claimant and said
Witness being sworn depose as follows.

Mr Whitcomb is present for Claimant.

Questions by U. S Law Agent.

1st Question.

What is your name age and
residence?

Answer.

My name is William Hicks. My
age 35 years. My residence in Sacramento County
California.

2^d Question.

Where and how long have you
resided in California and in what have
you been employed?

Answer.

I came to California in February
1844 and have resided in the State ever since
that time. Most of the time in Sacramento County
I have been engaged in trapping Otter and
beaver part of the time and have also been
overseen or Major Duno for Capt Sutter
and Sulclair. These were my associations till
the war broke out. Since the war I have been
raunching for myself.

3^d Question.

Did you know John Sulclair

and where he resided and in what was he employed?

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in the years 1844, 1845 and 1846, if you where
did he reside and in what was he employed?
Answer.

I know him from August 1841
on till the time he left the Country about
1849. I was well acquainted with him
He lived from the time I know him on his
ranch 4 miles now from Sacramento City
or rather on Grimes ranch - Suclair is the
only man I ever saw in possession of it.

He was engaged in raising Cattle
and horses and also in farming raising Grains
4th Question.

Did you know during those
years J. P. Dedmond, the original Claimant
in this case, if you where did he reside and in
what was he employed?

Answer.

I knew Dedmond first in the
Spring of 1845. Shortly after I first knew him
I went out trapping and was gone about
three months when I returned about Septem-
ber I went to work for Suclair and found
Dedmond at work there at his trade as a
Carpenter and then living with Suclair's
He continued to work there at his trade till
Fremont came out in the winter of 1845 then
in the Spring of 1846. I went with Fremont
I left Suclair's I think in January 1846
and then Dedmond was still working round
there at his trade. I do not know what his
Employments were in my absence.

5th Question -

Do you know where Samuel
Ponis now resides if you how far is it from
the house Suclair occupied.

Answer.

I know where said Ponis lives

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and it is about 50 yards from the one
 Sinclair used to live in. They were building
 that house Morris lives in September 1845
 when I returned there from my trapping
 excursion -

Ed. Austin.

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Do you know that a
 house was built on the North side of the
 American River eastward from Sinclair's
 house prior to 1846, if you know and by
 whom was it built and how often did
 you see it while it was in process of construc-
 tion and who how long and by whom it
 was occupied.

Answer.

I know that a house was built
 there about 8 miles above Sinclair's house.

It was an adobe house I
 first saw in the fall of 1844. It appeared
 then from the outside to be a finished house.

I do not know when it was
 built or who built it - Sometime in the
 fall of 1845 while I was at Sinclair's it
 was occupied by Mr Sumner, that was the
 first I knew of its being occupied.

I think Sumner lived
 there from six to eight months, and then he
 went away to the States. When I went there
 with Stradden his son in law in the fall
 of 1845 from the appearance of things I should
 Judge Sumner had been living in it some
 three months. I know of no others ever
 living in that house.

Ed. Austin.

Are you acquainted with
 the land claimed in this case called the
 Rancho of San Juan, if you how long had

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Rancho of San Juan, if you how long had you known it and how often did you pass over the arable land of said ranch? and how much of it is fit for Cultivation -

Answer.

I am acquainted with all the land round there. but I did not know it by the name of San Juan. I have heard it called so for a year or more. I was over the land some two or three times in 1845. All the American soil cotton is fit for Cultivation. but I cannot say how much there is of it.

5th Question.

If there had been any Cultivation of said Rancho would you probably have known it?!

Answer.

There was no Cultivation on the ranch that ever I saw there might have been Cultivation there without my seeing it.

9th Question -

Was Joel P. Edmund a man of some family and did he ever live on said ranch or Cultivate the same?

Answer.

I never knew of his, having a family I do not know whether he ever did live on or Cultivated this ranch or not.

10th Question -

Do you know from said Edmund in what he was employed in 1843 1844. and that part of 1845. during which you were not acquainted with him.

Answer.

I do not.

11th Question.

Where could there have been Cultivation on this land without your

Knowing it while you were at Sinclair's?
Answer.

I do not suppose I was over all the parts of the ranch which could be cultivated. I never heard of any of it being cultivated. There could have been cultivation along the river without my necessarily having seen it?

12th Question -

Is it possible to obliterate all traces of cultivation of land within two years after the land is plowed and have you ever seen any traces of former cultivation on the land in question?

Answer.

I think the traces of cultivation when land has been plowed will not disappear in two years and I never saw any traces of former cultivation on this land.

Crops - Examined by Mr Whitcomb for claimant.

1st Question.

State what persons were living in the neighborhood of this land in 1845 and 1846 who would be likely to know the condition of the place at that time?

Answer.

A man named Willard Buzle and Lihik, Sinclair and the man Buzle and the man lived at Leidersdorffs place about a mile and a half from the Adols house I mentioned.

Lihik was a cooper and made barrels for Capt Sutter. I think these men would be likely to know more about the place than I do in three years

about the place than I do in three years
 They were living there at the time and I
 was not.

2^d Question.

Do you know a man
 named Patrick O'Brien now or lately
 living with Samuel Horns if you when
 did you first know of his being about in
 that section of the country?

Answer.

I know the man, O'Brien I
 first knew him in October 1847. he had
 lived at Livermore. in December he came
 up with Martin Murphy from Livermore
 ranch, he came up at that time to Murphy's
 ranch about 14 miles from Sacramento.

3^d Question -

If said O'Brien had been
 about there in 1845 or 1846, would you have
 been likely to have known it?

Answer.

I think I would have known
 it. I am satisfied in my own mind that
 he was not there.

4th Question -

Was the place Sinclair lived
 on as you state in your answer to 3^d Question
 in Chief the Horns Ranch or the San Juan
 Ranch?

Answer.

It was the Horns Ranch and not
 the San Juan Ranch.

The 1st 2^d. 3^d & 4th Questions on Croft
 Examination are objected to by the Law Agent
 as his matter and not pertinent to the
 Examination in Chief.

Re Examined by U.S. Law Agent.

1st Question.

Heard Joel P. Diamond
any cattle with which to stock a road
which when you know him if you know names
and where they kept?

This 1st Question objected to by Claimants
because as new matter not in reply &c.
Answer.

I never knew of his having any
cattle. And if he had had any I think I
would have known it.

2^d Question -

Have you ever heard any
one say who built the house in which you
say Sumner lived, if you who said it?

2^d Question objected to as new matter not
in reply & hearsay.

Answer.

I have heard Sinclair and his
wife both say in 1845 after I returned
from trapping that one Bennett built that
house and that he was the first person
who lived in it. I do not know that I
ever saw Bennett myself.

his
William V. Hicks
mark.

Subscribed and sworn to
before me on this 20th day
of February A.D. 1855.

Peter Gott Commissioner.

Filed in Office Feb 23. 1855.

(Signed)

Geo Fisher Secy.

Order of
Survey

Office of the Board of Commissioners
of California Land Claims

San Francisco Saturday Aug 14. 1852

In Case No 181 Juan Gimes - San Juan Ranch

On motion of the Counsel for the
Claimant the following Order was
granted

"For the purpose of determining with
precision & certainty the limits & bounda-
ries of the land claimed by Juan
Gimes in his petition No 181 pending
before the Commissioners, it is on motion
of the Counsel for the Claimant, ordered
that an ^{entire} survey under the super-
intendance of the United States Surveyor
General of California be made of the
land known by the name of the "San
Juan Ranch" or the Deceunand Ranch to
the extent of four and a half leagues or
Lunaco Maya; bounded on the West
by side by the trace of land known by
the name of "Rancho del Paso del Sr
Gimes" (granted to one Elicio Gimes by
Governor Micheltorena in December 1844)
& on the South by side by the American
River; and having an Extension from
West to East of three leagues and from
South to North of one league and
a half, as appears in the map, plan
or sketch accompanying the Especimete
in this case; locating the said quantity
of four and a half leagues according
to the Claim of said Juan Gimes
and having reference to the sketch or
plan annexed to the said Especimete
but in such a manner as to confine

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Such location within the said limits
and to include in the survey so to be
made the said quantity of four and
one half acres

But this claim is not
in any manner to determine as against
the United States either the question
of title, the construction of the grant
the location, boundaries or extent of the
land to which the claimant may be
entitled.

Filed in office Aug 14th. 1852
Geo. Fisher Secy

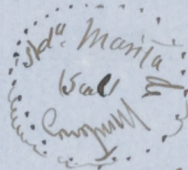
Recorded in Journal Vol 2 p. 94 & 95
Geo. Fisher Secy

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Sello Primero Ocho Pesos

Habilitado provisionalmente por la Aduana marítima del Puerto de Monterrey, en el Departamento de las Californias, para los años de mil ochocientos cuarenta y cuatro y mil ochocientos cuarenta y cinco.

Micheltorena Pablo de la Guerra



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Exhibet No. 1
annexed to Depo.
of Saml. J. Hurl-
by.

El Sr. Manuel Micheltorena, General de Brigada del Ejército Mexicano Ayudante General de la Plaza Mayor del mismo, Gobernador, Comandante General e Inspector del Departamento de las Californias.

Por cuanto Joel P. Dedmond, Mexicano por naturalización ha pretendido para su beneficio personal el terreno conocido con el nombre de "Rancho de San Juan" Colindante por el Oeste con el Sitio del Sr. Grimes, por el Sur con el Río de los Americanos, por el Este con el pie de la Sierra Nevada y por el Norte con tierras baldías, siendo su extensión de Poniente a Oriente tres leguas y de Sur a Norte legua y media, practicadas previamente las diligencias y averiguaciones convenientes según lo dispuesto por leyes y reglamentos; usando de las facultades que me son conferidas a Nombre de la Nación Mexicana, he venido en concederle el terreno mencionado declarándole la propiedad de él por las presentes letras, sujetándose a la aprobación de la Exma. Asamblea Departamental y bajo las condiciones siguientes.

- 1ª - No podrá venderlo enajenarlo ni hipotecarlo imponer como vínculo, fianza ni otro gravamen alguno.
- 2ª - Podrá cercarlo sin perjudicar las truecas

Caminos y servidumbres, lo disfrutará libre y exclusivamente destinándolo al uso o cultivo que mas le acomode pero dentro de un año fabricará 'casa y utera' habitada 3^a - 'Sobritara' del Juez respectivo que le de posesion juridica en virtud de este Despacho, por la cual se demarcaran los linderos, en cuyos linderos pondrá a mas de sus mojeras algunos arboles frutales o silvostres de alguna utilidad.

4^a - El terreno de que se hace donacion es de cuatro y medio sitios de ganado Mayor pero mas o menos; El Juez que dare la posesion lo hara medir conforme a ordenanza, quedando el sobrante que remite a la Nacion para los usos convenientes.

5^a - Si contraviniere a estas condiciones perderá su derecho al terreno, y sera denunciabile por otro.

En consecuencia mando que sirviendole de titulo el presente, y leviéndose por firme y validero se tome razon de el en el libro respectivo y se entregue al internado para su enguardo y demas fines.

Dado en Monterrey a los veinte y cuatro dias del mes de Diciembre del año de mil ochocientos Cuarenta y Cuatro.

Man E. Micheltia

Man L. Jimeno
Srio.

Queda tomada razon de este Despacho en el Libro respectivo a fojas 8.

Dm. 18 pr.

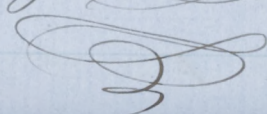
Jimeno


Exhibit 1.
(Continued)

Know all men by these presents,
that I Joel P. Dedmund have this day
transferred unto John Sinclair a Citizen
of Mexico all my right title and claim
to the Farm known as Rancho San
Juan situated on the American Fork
and adjoining the farm of E. Grimes; the
within being the true and original deeds
of said Farm.

Exhibit No. 1 And further more I acknowledge that the
to the deposi- said John Sinclair had a previous claim
tion of Samuel on said farm with his maps and pa-
J. Hawley taken pers before the Government at the time when
in No. 151. M.F.S. I unknowingly applied for it. The said
John Sinclair having paid me all the
expenses which I incurred in procuring
the Deeds Maps & for said Farm.

New Helvetia August 3 1845

Witness

J. Bidwell

Joel P. Dedmund

Certifico que este acta
es en el Mayor Orden
Nueva Helvetia Diciembre 31 de 1845
J. A. Suttis.

Filed for Record in the Recorder's Office
Sac. Co. June 8th 20 to 10⁰⁰ am. 1852
and recorded in Liber 9 of Deeds
Pages 160 & 161

W. S. Long Recorder

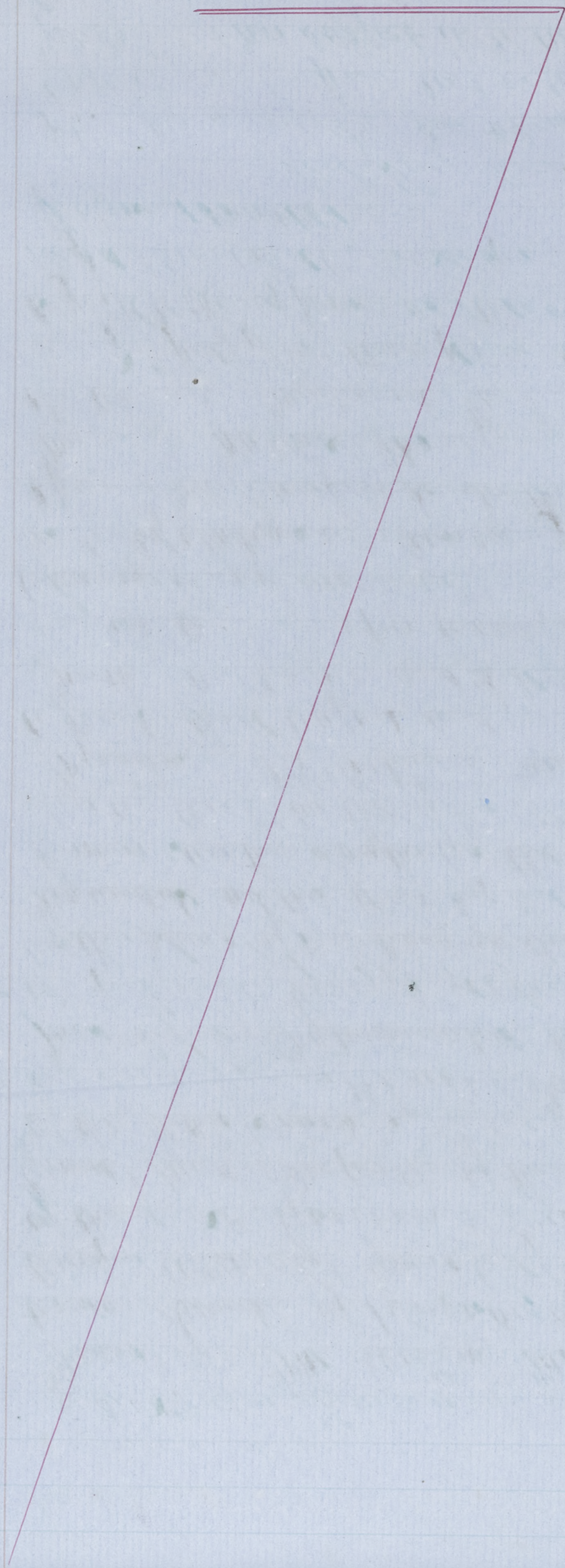
By Geo. Brown

Filed in Office Sept 5th 1853
Geo. Fisher
Secy.

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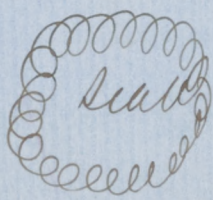


... with ...
Bisecting ...

Micheltorna

Pablo de la Guerra.

"C"



Translation
of
Original
Grant

The Citizen Manuel Micheltorna General of Brigade of the Mexican Army, Adjutant General of the Plaza Mayor of the same, Governor Commandant General and Inspector of the Department of the Californias.

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Whereas Paul P. Diamond Mexican by Naturalization has petitioned for his personal benefit for the land known by the name of the Rancho de San Juan bounded on the west by the land of Senor Gomez on the south by the American River on the east by the foot of the Sierra Nevada ^{and on the north by the white lands} its extension being from West to East three leagues and from South to North one league and a half, the preliminaries and proper investigations having been gone through with in obedience to the laws and regulations concerning the parcels upon me conveyed. In the name of the Mexican Nation therefore granted to him the above mentioned land declaring it his property by these present letters Submitting it to the approval of the Honorable Departmental Assembly and under the following conditions -

1st. He shall not sell alienate nor mortgage it nor assign it nor take upon it nor pledge it nor subject it to any other Encumbrance.

2^d. He may Enclose it without prejudice

prejudice to the cross roads roads or rights of way, and he shall enjoy it fully and exclusively without it to the use or cultivation which best suits him, but within a year he shall build a house and it will be inhabited -

3^d. He shall solicit from the proper Judge to give him Judicial possession in virtue of this grant for the which the boundaries shall be marked out in whose limits he shall plant besides the usual land marks some fruit or forest trees of some utility -

4th. The land which is hereby granted is of four and a half leagues, more or less for large cattle the Judge who gives the possession shall have it measured conformably to the ordinance, retaining the surplus remaining to the Nation for its proper use.

5th. If he shall contravene these conditions he shall forfeit his right to the land, and it shall be alienably by another.

Wherefore I order that these proceedings presents serving him for a title and being of themselves firm and valid, record thereof be taken in the proper book, and that they be delivered to the party interested for his security and other purposes.

Given in Montevideo on the twenty fourth day of December in the year one thousand eight hundred and forty four.

(sgd) Manuel Michelto^a

(sgd) Manuel Simón Scio -

Due Record of this grant has been taken in the proper book at folio 8. (sgd) Simón

Filed in Office
April 18, 1852

(sgd)
Geo Fisher
Secy.

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Exhibits
No 2 annexed
to depo of
Saml S Hensley

This Indenture made and Entered
into the 27th day of February in the year of
our Lord Eighteen Hundred and Forty nine
by and between John Sinclair and Mary
his wife of the Territory of California of
the first part and Keram Grimes of San Fran-
cisco in the Territory aforesaid of the second
part.

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Witnesseth that the said parties of
the first part for and in Consideration of
the sum of Five thousand dollars to him
in hand paid by the said Keram Grimes (the
receipt whereof is hereby acknowledged) have
conquered sold and quit claimed and by
these presents do grant bargain sell and
quit claim unto the said Keram Grimes his
heirs and assigns forever all the right title and
interest of the said parties of the first part
in and to two certain tracts or parcels of
land situate lying and being in the Terri-
tory of California and described as follows
to wit.

The first known and described as
Rancho del Pazo, and the second known
and described as Rancho San Juan
containing five (5) leagues of land both of
said Ranchos being on the North side of
the American fork Bear Buttes Fork and
adjoining each other -

To have and to hold the
aforesaid premises unto him the said Keram
Grimes his heirs and assigns forever.

In witness whereof the said
parties of the first part have hereunto subscribed
their names and affixed their seals the day
and year aforesaid of
John Sinclair

[Signature]

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Mary Sinclair *ESQ*
Signed Sealed and
Delivered in presence of
Peter H. Burnett.
William M. Carpenter.

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Territory of California
District & City of Sacramento ⁵/₃₂
Be it remembered that on
this 29th day of March in the year of our
Lord Eighteen hundred and forty nine
before me the First Magistrate for the
Territory and City aforesaid personally
came John Sinclair and Mary in his
wife who are both personally known
to me to be the persons whose names are
subscribed to the foregoing and as having
executed the same and acknowledged their
said signatures to be genuine and the
said instrument to be their act and deed
for the purposes therein mentioned.

And the said Mary in being ex-
amined by me separately and apart from
her said husband acknowledged that she
signed the foregoing deed freely and of her
own will without the fear or compulsion
of her husband or of any person.

Given under my hand the day
and year aforesaid.

Henry H. Schoolcraft
1st Magistrate
City of Sacramento.

Filed in Office Sept 5 1853.

(Signed) Geo Fisher Secy.

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Expediente promovido por D.^o Joel
P. Dedmont en pretension de un terreno en
el Rio del Sacramento.

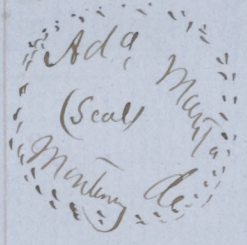
"A.P.S. exhibi-
tited in the
deposition of
Patrick O.
Brenn, Octo-
ber 13. 1857

4.16

Sello Cuarto Dos Reales

Habilitado provisionalmente por la Aduana Maritima del Puerto de Monterey, en el Departamento de las Californias, para los años de mil ochocientos cuarenta y cuatro y mil ochocientos cuarenta y cinco.
Micheltorina Pablo de la Guerra

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Monterey Dto.
26 de Mayo
Grife. el
S. Sro del
despacho con
los necesarios
Michelt.^a

Exmo. Senor.
Joel P. Dedmond Meji-
cano por naturalizacion y de
oficio Carpintero ante V.E. con
el debido respeto comparece y
digo: Que teniendo una can-
tidad considerable de ganado
mayor y desiendo de dedicar a
los necesarios su cria y a la agricultura, su-
plico a V.E. se sirva conce-
derme un terreno baldio que se
halla situado al Norte del Rio
de los Americanos conocido
con el nombre de Rancho de San Juan,
comiencen sus linderos, en el limite orien-
tal del Rancho del Sr. Grimes, y en la
orilla del mencionado rio de los Ameri-
canos, de este punto rumbo al E. en di-
reccion a la Sierra Nevada de tres leguas,
de alli rumbo al N. legua y media, de alli
rumbo al O. tres leguas y de este ultimo
parage rumbo al Sur hasta dar con el
primer lindero, legua y media, formando
todo la cantidad de cuatro y medio sitios
de ganado mayor.

Por tanto
A.V.E. rendidamente suplico tenga la bondad
3. de decretar como llevo pedido, protestando
no proceder de malicia y lo necesario
Monterey 21 de Diciembre de 1844. = Joel P. Dedmond

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Exmo. Sr.

Por informes de personas de veracidad sé que el interesado es muy buen Carpintero e inteligente en la magisteria y al mismo tiempo muy industrioso y de buena Conducta, y que tiene proporciones suficientes para fundar el terreno que solicita y que se halla vacío, por lo tanto, no temiendo V.S. algun inconveniente creo que no hay embargo para acceder a su solicitud.

10-

Monterrey Dbre 23 de 1844

Manuel Jimeno

Monterrey

4. Dbre. 24 de 1844
Epidase Titulo
Michelt^a

5.
(Here follows a map)

6.
El Sr. Manuel Micheltorrea, General de Brigada del Ejército Mexicano, Ayudante General de la Plaza Mayor del mismo Gobernador, Comandante General e Jefe de Puertos del Departamento de las Californias
Por cuanto que el Sr. Dedmond, Mexicano por naturalización ha pretendido

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para su beneficio personal el terreno conocido con el nombre de rancho de San Juan Colindante por el Oeste, con el sitio del Señor Grimes, por el Sur con el río de los Americanos, por el Este con el pie de la Sierra Nevada, y por el Norte con tierras baldías, siendo su extensión de Oriente a Poniente tres leguas y de sur a Norte legua y media; practicadas previamente las diligencias y averiguaciones consiguientes, según lo dispuesto por leyes y reglamentos, usando de las facultades que me son conferidas a nombre de la Nación Mexicana, he venido en concederle el terreno mencionado declarándole la propiedad de él por las presentes letras sujetándole a la aprobación de la Exma Asamblea Departamental y bajo las condiciones siguientes.

1^a No podrá venderlo enajenarlo ni hipotecarlo imponer en su vínculo fianza ni otro gravamen alguno.

2^a Podrá cercarlo sin perjudicar las travesías Caminos y servidumbres, lo disfrutara libre y exclusivamente destinándolo al uso o cultivo que mas le acomode pero dentro de un año fabricara casa y estara habitada.

3^a Solicitara del juez respectivo que le de la posesion juridica en virtud de este despacho por la cual se demarcaran los lindes en 7. Cuyos limites pondra a mas de sus mohoneras algunos arboles frutales o ciprestes de alguna utilidad.

4^a El terreno de que se hace donacion es de cuatro y medio sitios de ganado mayor poco mas o menos: el juez que diera la posesion lo hara medir conforme a ordenanza quedando el sobrante que resulte a la nacion

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para los usos convenientes.

5^a Si contraviniere á estas Condiciones perderá su derecho al terreno y será denunciado por otro: En consecuencia mando que sirviéndole de título el presente y teniéndole por firme y verdadero se tome razon de el en el Libro respectivo y se entregue al interesado para su resguardo y demas fines.

Dado en Monterrey á los veinte y cuatro dias del mes de Diciembre del año mil ochocientos cuarenta y cuatro.

Queda tomada razon de este Despacho en el Libro respectivo á folios 8.

Office of Surveyor General
of the United States for California.

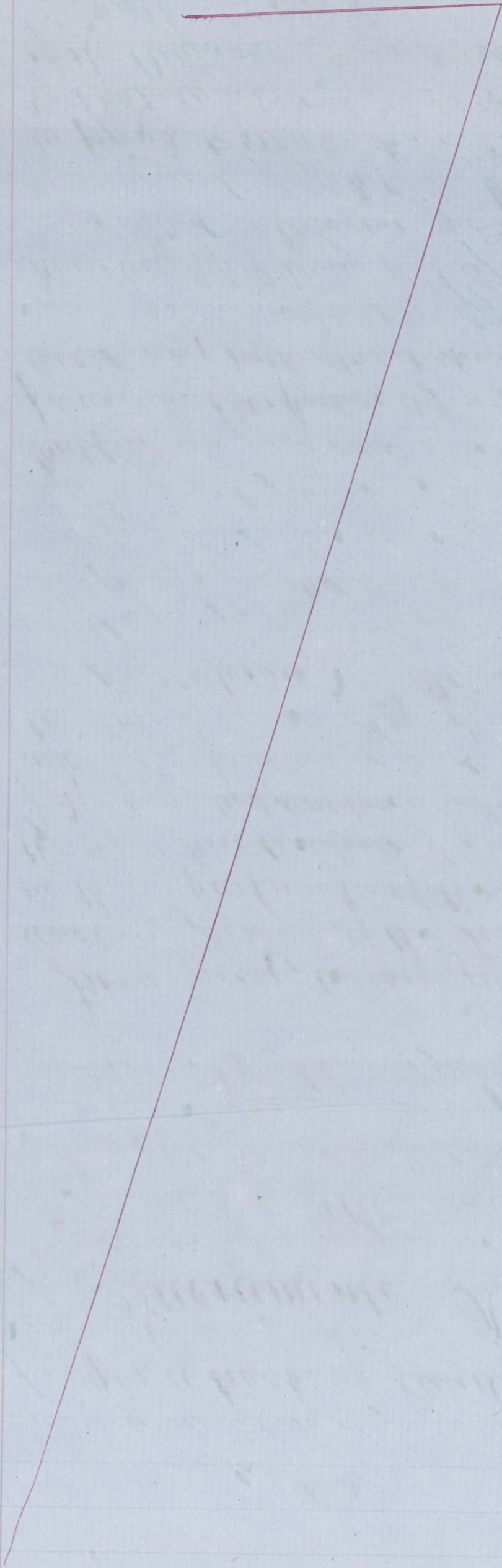
I John C. Hays Surveyor General of the United States for the State of California, and as such, having in my Office and in my Charge and Custody a portion of the archives of the former Spanish and Mexican Territory or Department of Upper California, by virtue of the power vested in me by law, do hereby certify, that the seven preceding and tenants annexed pages of tracing paper, numbered from one to seven inclusive, exhibit a true and accurate copy of a certain document now on file and forming part of the said archives in this Office.

In testimony whereof I have hereunto signed my name officially and caused my seal of Office to be affixed, at the City of San Francisco this ninth day of December A. D. 1853.

John C. Hays U.S. Surveyor General for California.

Filed in Office Oct. 14, 1854. Geo. Fisher Secy.

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Translation
 Exhibit
 A.P.L. to
 deposition
 of
 P.O.'Brien.

Record of Proceedings
 instituted by Don Joel P. Piedmont
 for a tract of land on the
 Sacramento River.

H16.

mm

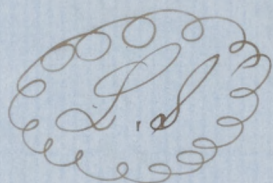
Seal Fourth. Two Reals.

Provisionally authorized by the Maritime
 Customs House of the Port of Monterey
 in the Department of the Californias for
 the years one thousand eight hundred and
 forty four and one thousand eight hundred
 and forty five -

(signed)

(sgd)

Micheltorano Pablo de la Guerra



Most Excellent Sir,

I Joel P. Piedmont a
 naturalized Mexican Citizen and by pro-
 fession a Carpenter, appear before Your
 Excellency with due respect and state,

That having a considerable
 number of cattle and desiring to devote
 myself to the raising of stock and agricul-
 tural pursuits I pray Your Excellency to
 be pleased to grant me a certain tract of
 vacant land which is situated north
 of the American River known by the name
 of "Rancho de San Juan".

The boundaries thereof commenced

at the Eastern Extremity of the Saucha
of San Juan and on the Northern
bank of the Afonsaid, Amunciu River.
thence in an easterly direction towards
the Sierra Nevada three leagues thence
Northward a league and a half thence west
three leagues and from this last place
in a Southward direction one league and
a half to the first boundary the whole
containing the quantity of four and a
half square leagues (sitios de ganaderia
Mayor)

Therefore I humbly pray Your
Excellency have the kindness to decree as
I have asked protesting not to proceed
from Malice. but according to law.

Montreux December 21. 1844.

(signed)

Joel P. Didmond.

Montreux December 23. 1844.

The Secretary of State will
report whatever may be necessary.

(signed)

Michelle

Most Excellent Sir,

According to the representa-
tions of persons of veracity, I know that
the interested party is an Excellent Car-
penter, and is acquainted with Machining
and with all a man of great industry
and good disposition and that he has
sufficient means to occupy and improve
the land which he solicits and that
the same is vacant therefore if Your
Excellency deem it convenient I am of

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the opinion that there is no obstacle
to the acceding to his solicitude -
Montreux December 23rd 1844.
(signed) Manuel Jimeno.

Montreux December 29. 1844.

Let the title issue.
(signed) Michelto^a.

Michelto^a.

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Citizen Manuel Michelto^a General
of Brigade of the Mexican Army Adjutant
General of the Staff thereof, Governor. Com
mandant General and Inspector of the
Department of the Californias.

Whereas Joel P. Didman
a Naturalized Mexican Citizen for his
personal benefit has petitioned for the
tract of land known by the name of "Rancho
de San Juan" bounded on the West by the
plaza belonging to Señor Gomez on the
South by the Guiney River, on the East
by the foot of the Sierra Nevada and on
the North by vacant lands, being in ex-
tent from East to West three leagues and
from North to South one league and a half.
having been previously had the proceedings and
investigations relative thereto, according to
the requirements of the laws and regulations.

In the Exercise of the powers with
which I am vested in the name of the Mexican
Nation I have concluded to grant to him
the said tract of land hereby declaring
unto the ownership thereof, subject to
the approval of the Most Excellent De-
partmental Assembly and under the follow-
ing conditions -

1st. He shall neither sell alienate nor hypothecate it, nor impose thereupon any certain pledge nor any other Encumbrance.

2^d. - He may Enclose it without prejudice to the crosses roads and servitudes as appropriating to such use or Culture as may best suit him but within one year he shall build a house and it shall be inhabited -

3^d. - He shall solicit the respect of the Judge to give him Judicial possession thereof in virtue of this Patent by whom the boundaries thereof shall be marked out at the Expenditure of which besides the land marks there shall be planted some fruit or wild trees of some utility -

4th. - The land of which donation is made embraces four and a half square leagues (sitios de ganada mayor) a little more or less - The Judge who shall give possession thereof will cause it to be measured according to ordinance the surplus which may result remaining to the Patron for the proper purposes thereof.

5th. If he Contravene these Conditions he will lose his right to the land and it will be alienable by another -

Therefore this Serving him as a title and it being had as firm and valid Order that an Entree be made thereof in the proper Book and that it be delivered to the interested party for his Security and other purposes.

Given at Monterey on the

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twenty fourth day of the month of December
in the year one thousand eight hundred
and forty four.

Entry is made of this Patent in the
respective Books. on the Eighth leaf.

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J. George Fisher Secretary to the
U. S. Land Commission to ascertain and
settle private land claims in the State
of California hereby certify the foregoing
to be a true and correct translation of a
Spanish document in Case No 184
wherein Heiran Goyias is the Claimant
against the United States for the place
named "Rancho de San Juan" now
on file in this Office.

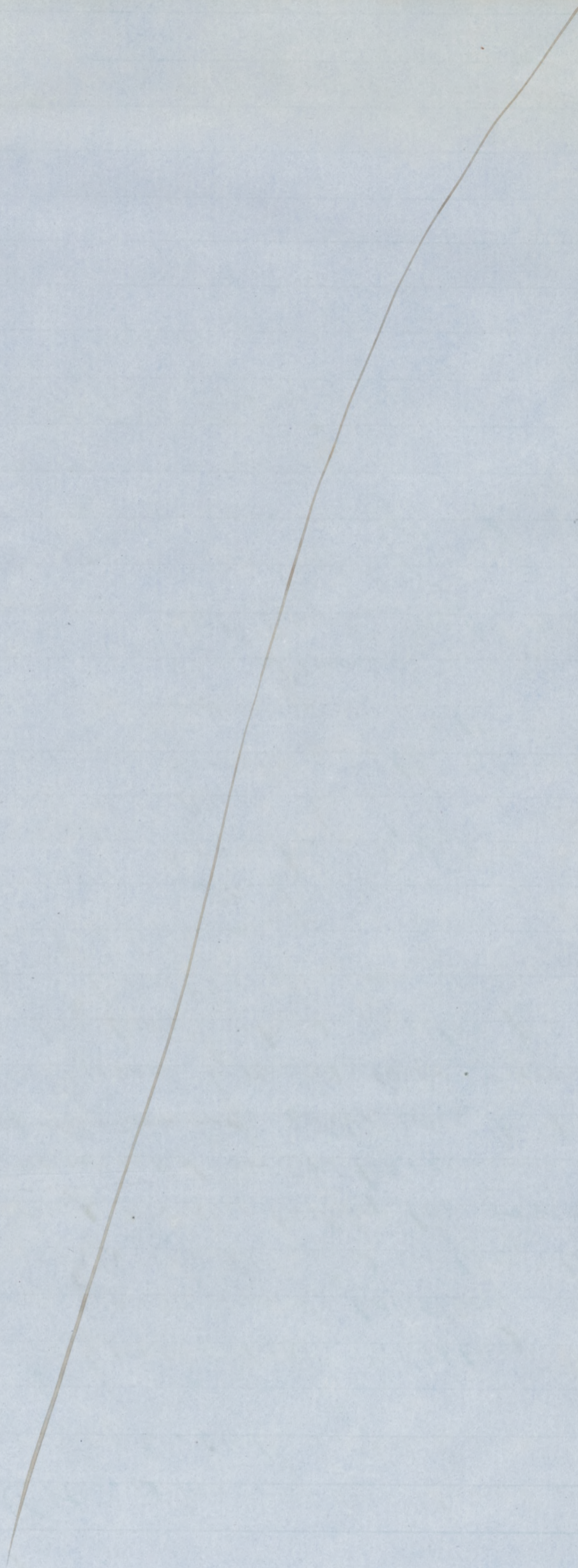
In Testimony whereof
I have hereunto signed my
Name. Office of the
Secretary of the above named
Commission at the City of
San Francisco. Cal. this
Sixth day of Nov 62 1854.

(Signed)
Geo Fisher
Secy

Filed in Office Oct 13. 1854.

(Signed)
Geo Fisher
Secy.

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1844

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PAGE 54

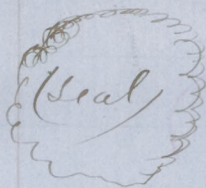
Expediente

Expediente

*Promovido por el Ciudadano naturalizado D.
Eliat Grimes en solicitud del paraje cono-
cido con el nombre Rio del
Sacramento y de los Americanos.*

*No.
(404)*

Habilitado provisionalmente por la Aduana marítima del Puerto de Monterey en el Departamento de las Californias, para los años de mil ochocientos cuarenta y cuatro y mil ochocientos cuarenta y cinco
 Micheltorres Pueblo de la Guerra



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Monterey Dbre.
 16 de 1844

Ynfr. d. S. No
 del Despacho
 tomando otros
 si los cree neces.
 sanos.

Micheltorres

[Signature]

Exmo. Señores

Eliel Grimes, Mexicano
 por naturalización ante V. E.
 con el mayor respeto Com-
 pancesco y digo: Que tenien-
 do como dos mil cabezas
 de ganado vacuno y una
 cantidad considerable de
 Caballadas, y durante aca-
 bar mis dias en este
 Departamento, suplico a V. E.
 tenga la bondad de con-
 cedarme un terreno de diez

leguas Cuadradas que se halla valdies
 en las inmediaciones del río Sacramento
 y de el de los Americanos; Comenzando
 la medición en la orilla del Norte del
 ultimo río a la distancia de una legua
 al oriente del Sacramento, rumbo E 4 al
 S. tres leguas, de allí rumbo al N.
 tres leguas y media, de este ^{3.}
 punto rumbo al O. tres leguas y de este
 ultimo parage rumbo al S. hasta dar
 con el primer punto nombrado, tres
 leguas; segun se explica en el diseño
 que acompaño. Por tanto

A. V. E. ruego se sirva decretar como
 lleo pedido, prohibiendo no proceder de
 materia y lo necesario, Monterey 16 de
 Diciembre de 1844

Eliel Grimes

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Exmo. Sr.

El terreno que solicita el in-
 terado esta valdido segun consta por el
 plan general de las inmediaciones del Sa-
 cramento hecho por el Escribiente del Sr.
 Sutter y el pretendiente, hace tiempo que lo
 esta ocupando con una cantidad consi-
 derable de ganado, por un convenio que
 hizo con dho. Sr. Sutter y ademas es muy hon-
 4. bre de bien, de bastantes proporciones
 para fomentar el parage que solicita
 y Mexicano por naturalizacion, pro-
 tanto si V. S. no tuvier algun interes
 miole, me parece que es acuedor al ti-
 tulo que pretende.

Monterrey 18 de Diciembre de
 1844

Man. Jimeno

Monterrey Dho. 18 de 1844
 Conf. Espidare el titulo
 Michelt

(Decorative flourish)

5.

(See follow a map)

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 Manuel Micheltona, General de
 Brigada del Ejército Mexicano, Ayu-
 dante Gral. de la Plaza Mayor del mis-
 mo, Gobernador Comandante Gral. e
 Ympuestos del Departam^{to} de California
 Por cuanto D. Elial Grimes Mexi-
 cano por naturalización ha pretendido
 para su beneficio personal, el parage que
 forma parte del terreno conocido con el
 nombre del Rancho del Paso, situado en
 la orilla del norte del río de los Ameri-
 canos, debiendo empuzar su medición
 en la orilla del norte de dho río de los
 Americanos; a distancia de una legua
 al oriente de su embocadura en el río
 del Sacramento, siguiendo el curso del río
 de los Americanos rumbo E. y al S. la dis-
 tancia de tres leguas, luego de allí, rum-
 bo al N. tres leguas y media; de este
 punto rumbo al S. hasta dar con el
 primer punto nombrado, tres leguas
 según explica el diseño que se acompa-
 ña al expediente; practicadas previamente
 las diligencias y averiguaciones concernientes,
 según lo dispuesto por leyes y reglamentos;
 mando de las facultades que me son
 conferidas, a nombre de la Nación Me-
 xicana, he venido en concederle el terreno
 mencionado, declarándole la propiedad
 de él por las sumas libras, sujetándose
 a la aprobación de la Exma. Asamblea
 Departamental y bajo las condiciones
 siguientes.

1^a - No podrá venderlo enajenarlo ni
 hipotecarlo, imponer como, vinculo, pen-
 za ni otro gravamen alguno

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7.) 2^a Podrá cercarlo sin perjudicar las traviesas caminos y servidumbres, lo disfrutará libre y evolutivamente destinándolo al uso o cultivo que mas le acomode pero dentro de un año se ocupará la Casa y se haya allí Construida.

3^a Cuando se le confirme la propiedad, solicitará del Juez respectivo que le dé la prouision jurídica, en virtud de este Despacho, por el cual se demarcaran los linderos, en cuyos límites pondrá á mas de sus mojones algunos arboles frutales o silvestres de alguna utilidad.

4^a El terreno de que se hace donacion es de diez sitios de ganado mayor, pero mas o menos segun esplica el diseño respectivo. El Juez que dure la prouision lo hará medir conforme á ordenanza quedando el sobrante que resulte á la Nacion, para los usos Comunes.

5^a Si contraviniere á estas condiciones perderá su derecho al terreno y será denunciable por otro.

En consecuencia mando que sirviendo de testigo el presente, y teniendo por valido, se tome razon de el y el libro que corresponde y se entregue al interesado para su guarda y demas fines. Dado en Monterrey a veinte de Diciembre de mil ochocientos cuarenta y cuatro - Man! Micheltá Man! Jimeno Srío - Queda tomada razon de este Despacho en el Libro respectivo a folios 13.

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Officer of the Surveyors General
of the United States, for California
J. John C. Hays Surveyor

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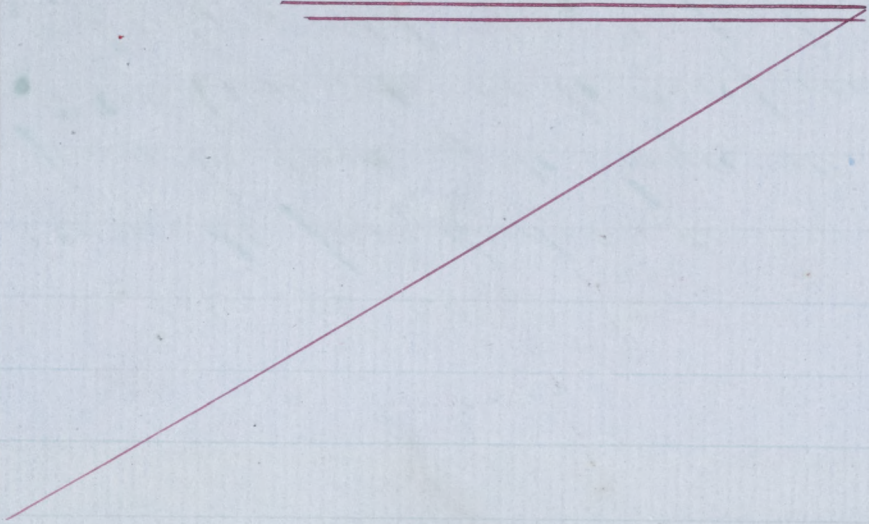
General of the United States for the State
of California, and as such, having in my
office and in my charge and custody
a portion of the archives of the former
Spanish and Mexican Territory or
Department of Upper California, by
virtue of the power vested in me by
law do hereby certify that the Seven
preceding and hereunto annexed
pages of tracing paper, numbered
from one to Seven inclusive, exhibit
a true and accurate copy of a docu-
ment entitled "1844 - Expediente promovido
por el ciudadano naturalizado Dⁿ. Elia C
Grimes en solicitud del paraje conocido
con el nombre Rio del Sacramento y de
los Americanos" now on file and forming
part of the said Archives in this office.

In testimony whereof, I have here-
unto signed my name officially and
caused my seal of office to be
affixed, at the City of San Francisco
this Fifth day of June, 1854

(Seal)

John C. Hayes
U.S. Surveyor General for
California

Filed in office Nov. 4 1854
Geo. Fisher
Secy -



Epediente

Translation of
Epediente

Instituted by the naturalized citizen Don
Eliab Grimes, soliciting the place known
by the name of Rio del Sacramento y de las
Americas

No. 403.

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Seal Donch & Tuo Reales
Provisionally authorized by the Maritime Custom
House at the Port of Monterey in the department
of the California for the years 1844 and 1845.
(Signed) Micheltona (Signed) Pablo de la Guerra

Seal Most Excellent Sir: I, Eliab Grimes, a
Monterey Dec 10, 1844. Mexican by naturalization, with
the greatest respect appear before
Your Excellency and respectfully
represent; That having about two
thousand head of neat cattle and
a large number of horses, and
desiring to end my days in this
department, I pray Your Excellency
have the kindness to grant me a
tract of land of ten square leagues which is
vacant between the Sacramento and American
rivers; commencing the measurement on the
northern bank of the latter river at the distance
of one league east of the Sacramento, course
E. 1/4 S. three leagues; thence course N. three
leagues and a half; from this point, course
N. three leagues, and from this last point course

Let the Secretary
of State report, taking
such as he may deem
necessary
(Signed)
Micheltona

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to the point of beginning these leagues as explained in the accompanying diseno

Wherefore I pray Your Excellency to be pleased to draw as I have asked, protesting not to proceed from malice and what else is necessary

Monterey December 10. 1844.
(signed) Eliab Grimes

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Most Excellent Sir: The land which the interested party solicits is vacant as appears from the general map of the region of Sacramento made by the clerk of Donor Sutter and the petition. He has occupied it for some time with a large quantity of stock in pursuance of agreement which he made with said Donor Sutter and moreover he is a very honest man, of sufficient means to improve the place which he solicits, and a Mexican by naturalization. Therefore if Your Excellency have no objection, it appears to me that he is entitled to the grant which he petitions for.

Monterey December 18. 1844
(signed) Manuel Jimeno

Monterey Dec. 18. 1844
Granted - Let the title issue
(signed) Michelt

Citizen Manuel Micheltuna, Brigadier General of the Mexican Army, assistant General of the staff thereof, Governor Commanding General and Inspector of the department of the Californias:

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Whereas, Don Elias Grimes, a naturalized Mexican, has petitioned for his personal benefit for the place which forms a part of the tract of land known by the name of "Rancho del Paso," situated on the northern bank of the American river, the measurement of which should commence at the northern bank of the American river at the distance of one league east of its junction with the Sacramento river, following the American river course E 1/4 S, the distance of three leagues; thence Course N. three leagues and a half; from this point W. three leagues, and from the last point S. to the said point of beginning, three leagues, as shown on the design that accompanies the expediente; the proceedings and investigations relative thereto having been had and made according to the provisions of the laws and regulations; in the exercise of the powers in me vested in the name of the Mexican nation I have concluded to grant him the aforesaid tract of land declaring unto him the ownership thereof by these present letters, subject to the approval of the Most Excellent Departmental Assembly and under the following conditions;

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1st He shall neither sell, alienate nor hypothecate it, nor impose thereon land tax, entail, bond or any incumbrance whatever.

2^d He may enclose it without prejudice to the crops, roads, and servitudes; he shall enjoy it fully and exclusively, appropriating it to such use or cultivation as may the most convene him; but within one year the house erected thereon shall be occupied.

3^d When the ownership thereof shall be confirmed to him, he shall request the respective judge to give him

jurisdictional possession of it in virtue of this patent whereby the boundaries shall be designated in the limits of which he shall plant, besides the land marks, some fruit trees or wild ones of some utility.

4th The land hereby granted embraces ten square leagues, a little more or less, as shown in the respective diagrams. The judge who shall give the possession, will cause it to be measured according to ordinance, the surplus remaining to the nation for convenient purposes.

5th If he contravene these conditions he shall lose his right to the land and it shall be denounceable by another.

Therefore, the present title being held as firm and valid, I order it to be entered in the proper Book and delivered to the interested party for his security and other purposes.

Given in Monterey on the 20th day of December, Eighteen hundred and forty-four (signed) Manuel Michelleta - (signed) Manuel Jimeno Jey. This patent is entered in the proper Book on the 13th page (signed) Jimeno

A true and correct translation

Witness my hand this
4th Nov. 1854.

No 181.

Herman Grimes Claimant.

Affidavit

A. H. McKune Says on oath that he is
 not as Law Agent ready to go to trial in
 the above entitled cause by reason of the
 absence of Wm Hicks of the County of
 Sacramento, a Witness whom he deems
 material in this case to show a performance
 of conditions annexed to the grant failed
 in this case that he procured the issuance
 of a subpoena from the Secretary of the
 Board for the said Hicks in this
 case on the 30th day of October 1854
 returnable on the 10th of the present month
 that he believes a copy thereof was served
 on the said Hicks Nov 3^o 1854 by J. S
 Soule and said Soule informed affiant
 that Witness promised to obey said sub-
 poena, that a short time before the return
 day of the subpoena he received a letter
 from the said Hicks stating that business
 would prevent him from appearing to testify
 on the 10th inst. That if this case is postponed
 he (affiant) believes he can procure the
 attendance of said Witness in time to submit
 the case when reached on the 3^d class.

A. H. McKune
 Subscribed & sworn to
 before me this 21st day
 of November 1854.

Alphus Felch
 Commissioner

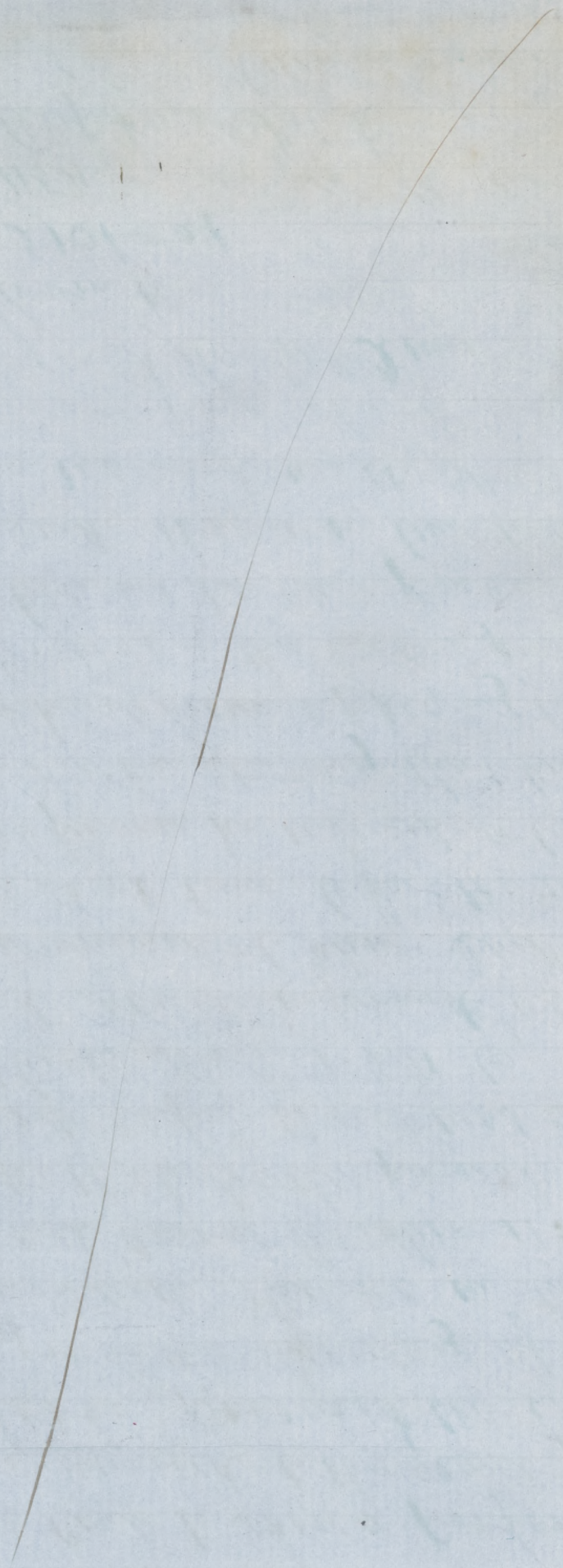
Filed in Office Nov 21. 1854.

(Signed)

Geo Fisher Secy.

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1904
GR



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No 181

Hiram Gibbs

vs

The United States

For a place called Rancho
de San Juan in Sacramento
County containing four and
a half square leagues

Opinion of the Board
delivered by Commissioner
S. B. Farwell

The petitioner in this case has offered
in evidence in support of his claim, a
traced copy of the expediente of one
Joaquin P. Pedrona for the above named
place, dated December, 21st 1844, with
a marginal entry of Gov. Micheltona
dated the 23rd of the same month,
directing the Secretary to make the usual
report, and the report of the Secretary of
State of the same date. Also, a grant
issued by Governor Micheltona dated the
24th day of the same month, also, a
deed of conveyance from the said Joaquin
P. Pedrona to one John Sinclair, dated
the 3^d day of August, 1845, and, also,
a deed from the said Sinclair and
his wife to the present claimant.
All of which documents seem to be
well authenticated and genuine.

The grant is accompanied with the
usual conditions and satisfactory proof
of the performance of the same. The
exact location is not clearly established
by the evidence, but we think sufficiently
so to entitle the party to a confirmation
under the late decision of the Supreme
Court of the United States in the case
of J. C. Fremont, vs. The United States,
and a deed will be returned accordingly.

Filed in office May 8, 1855

Signed,

Geo Fisher, Secy.

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ND

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No 181
Norian Grimes
or
The United States }

Recd of
Confirmation

In this case after hearing the proofs and allegations, it is adjudged by the Commission that the claim of the petitioner is valid and it is therefore decreed that his application for a confirmation thereof be allowed

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The land of which confirmation is hereby given is situate in the County of Sacramento and known by the name of "Rancho de San Juan" and contains four and one half square leagues and bounded as follows, as set forth in the grant:

"on the west by the place of Senor Grimes, on the south, by the American River, on the east by the foot of the Sierra, and on the north by vacant lands, being in extent from east to west, three leagues, and from north to south one league and a half." Reference being had to the grant herein

A. Aug. Thompson

S. B. Fennell

Filed in office May 8, 1855 }
(Signed) Geo. Fisher Gray }

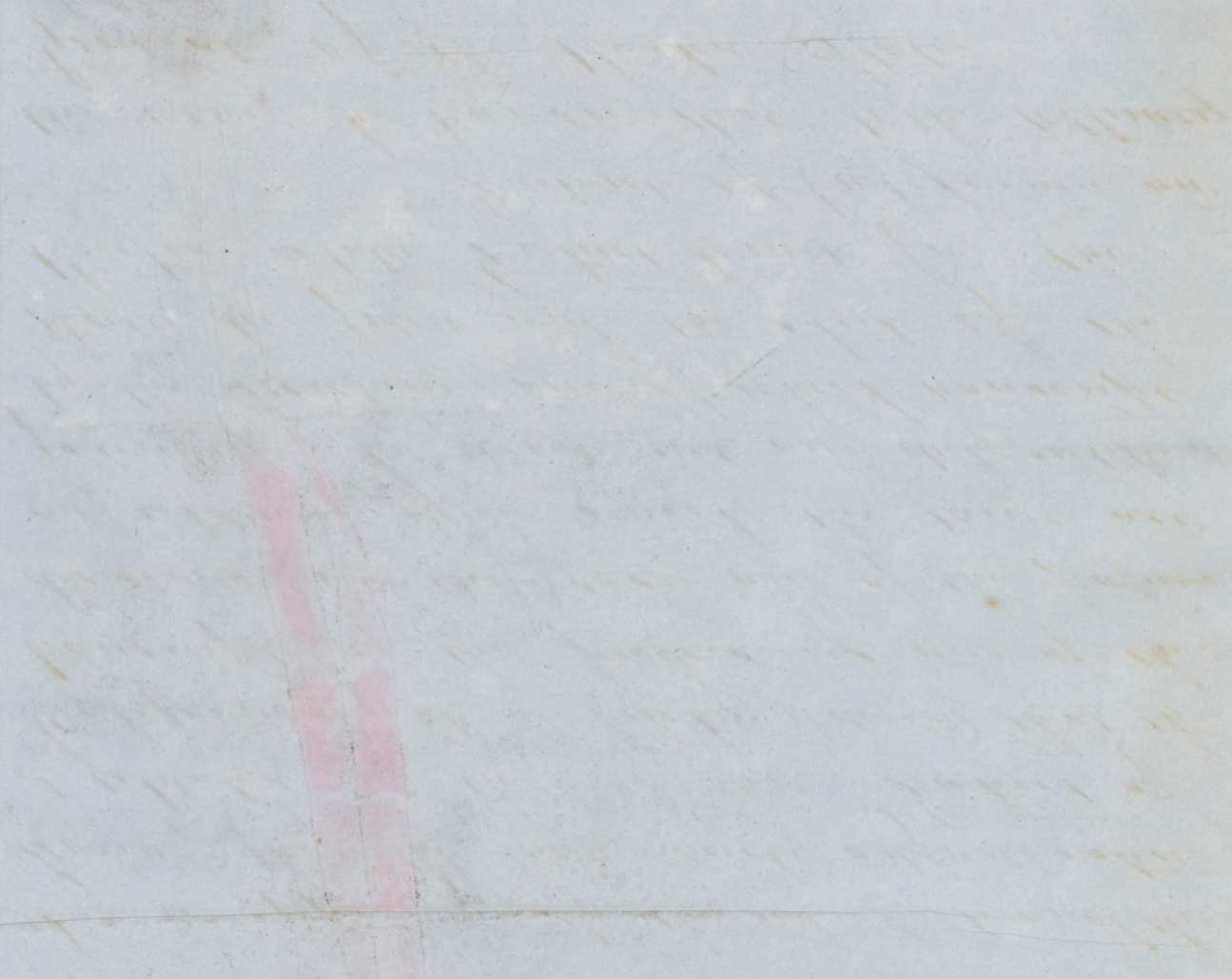
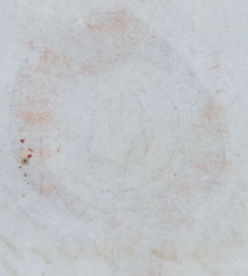
Commissioners

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Order

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And it appearing to the satisfaction of this Board that the land hereby adjudicated is situated in the Northern District of California, it is hereby ordered that the transcripts of the proceedings and of the decisions in this case and of the papers and evidence upon which the same are founded, be made out and duly certified by the Secretary, one of which transcripts shall be filed with the clerk of the United States District Court for the Northern District of California and the other be transmitted to the Attorney General of the United States.



AD

AD

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Office of the Board of Commissioners,

To ascertain and settle the Private Land Claims in the State of California.

I, *George Fisher* Secretary to
the Board of Commissioners to ascertain and settle the Private
Land Claims in the State of California, do hereby certify the
foregoing *Seventy one* pages, numbered from
1 to *71*, both inclusive, to contain a true, correct and full Tran-
script of the Record of the Proceedings and of the Decision of the
said Board, of the Documentary Evidence and of the Testimony
of the Witnesses, upon which the same is founded, on file in this
Office, in Case No. *181*, on the Docket of the said Board,
wherein

Niram Grimes is
the Claimant against the United States, for the place known by
the name of "*San Juan*."

In Testimony Whereof, I hereunto set my hand
and affix my private Seal (not having a Seal
of Office) at San Francisco, California, this
Twenty seventh day of *October*,
A. D. *1855*, and of the Independence of the
United States of America the *seventy-eighth*

Geo. Fisher
G. Fisher



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U. S. DISTRICT COURT,
Northern District of California.

No. 324 -

324

THE UNITED STATES,

ND

Marion Smith

TRANSCRIPT OF THE RECORD

FROM THE
BOARD OF U. S. LAND COMMISSIONERS,

In Cas. No. 188

Filed, November 7 - 1855 -

John A. Moore
Clerk.

Office of the Attorney General of the United States,

Washington, 3 December, 1855.

181/- "San Juan"

Arauc Guemes Claimant

You will please take notice that in the above case, decided by the Commissioners to ascertain and settle private land claims in the State of California, in favor of the claimant, and a transcript of the proceedings in which was received in this office on the 20th day of November, 1855, the appeal in the district court of the United States for the Northern district of California will be prosecuted by the United States.

Cluskey

Attorney General.

No. 324

United States,
vs
Miriam Grimes.

Notice of Appeals in
Case no. 181.

Filed Feb 11, 1856,
by Charles
Deputy.

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To the Honorable District Court of the
United States in and for the Northern
District of California.

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The United States }
Appellants } No. 324—
at } ~~No. 377~~
Dr. ~~Fernando~~ }
Hiram Grimes et al }

The Petition of the United States by their
Attorney represents; that this Cause is an
Application for a review of the
decision of the Board of Commissioners
whereby the Claim of the said Appellee
was confirmed as appears by reference
to the records in the Case;

That a transcript of the said Records
was filed in this Court on the 7th
day of ~~May~~ ^{November} 1855; That a notice of
appeal was filed on the 11th day
of ~~May~~ ^{February} 1856 and that the land
Claimed lies in the said District.

That the said claim is invalid
Wherefore appellants pray that the
said decision of the Board be reversed
& that this Court decree the said
title to be invalid. Respectfully
S. W. Inge
U.S. District Atty.

No. 324.

U. S. Dist. Court

~~No. 377~~

The U. States

vs.

~~D. J. Fernandez~~

vs. ~~et al~~
Hiram Grimes et al

Patition

Filed
March 15, 1876

By Cherwell
Deputy.

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A. Staswell

District Court of the United States in and for
the Northern District of California:

The United States - appellants }
vs } No 324 =
Hiram Grimes - Claimant & appellee }

Then comes the said claimant
& appellee, by his counsel, into Court, and for answer
to the Petition of the said appellants filed herein,
says:

That the Transcript and Notice of Appeal
in the said Petition mentioned - were filed
as therein stated & averred; and that the land
claimed in this cause lies in the said Northern
District of California: - But he denies the
allegation in said Petition made, that the claim
in this case is invalid.

And the said claimant & appellee further
says that the claim in this his title to the land
decreed to him by the Board of Commissioners
mentioned in said Petition - is a good & valid
one, and ought to be confirmed. -

Wherefore the said claimant & appellee prays
that the decision of the said Board of Commissioners
be affirmed, and that his title be decreed by this
Court to be valid;

And he will ever pray

A. A. Whitcomb
Counsel for Claimant & appellee

United States
District Court
Southern District of California

— No. 324 —

The United States
Appellants

vs

Hiram Grimes

Answer

Filed

March 15, 1856,

by Cheverus,
Deputy.

324 ND

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A. C. Whitcomb
Counsel for Claimants & Appellees

At a Stated Term of the District Court of the UNITED STATES OF AMERICA, for the Northern District of California, held at the Court Room, in the City of SAN FRANCISCO, on *Tuesday* the *11th* day of *August* in the year of our Lord one thousand eight hundred and fifty-seven.

Present:

The Honorable OGDEN HOFFMAN, District Judge.

The United States

v
Herain Grimes.

D. C. 324; S. C. 184.

The Attorney General of the United States having given notice that no further appeal will be taken in this case, and the U. S. Attorney having entered into a stipulation to that effect:

On motion of the District Attorney, it is ordered adjudged and decreed that the claimant have leave to proceed under the decree of this Court, heretofore rendered in his favor, as under Final Decree.

Ogden Hoffman
U. S. District Judge

324

United States District Court, Northern
District of California.

The United States

vs.

Heran Grimes

ORDER.

Vacating appeal

Filed

August 11, 1857

CLERK.

By

W. H. Chevers

DEPUTY.

324 ND

PAGE 76

California Land Claim.

Attorney General's Office

9 January 1851

Sir:

In the case of the claim of Hiram
Gimel, confirmed to the claimant by the Com-
missioners, case no. one hundred and eighty-
one, (181), appeal will not be prosecuted by
the United States.

I am,

Respectfully,

Wm. Blandin

Wm. Blandin Esq.

U. S. Attorney,

San Francisco.

In the District Court of the U.S.
for the Northern District of Cal.

The United States

v
Hiram Grimes

D.C. 324: S.C. 181.

In pursuance of a notice
from the U.S. Attorney General, herunto annexed,
it is hereby stipulated and agreed that no further
appeal will be taken in this case on the part of
the U.S., and for leave to the claimant to proceed
under the decree of this Court, heretofore rendered
in his favor, as under Final Decree.

San Francisco Aug^t 8th 1857
P. Della Torre

W. S. Atty
Thos. Sampson
Atty for Claimant

324

181

U. S. Dist Court

The United States

Herain Grimes

Stipulation

Filed Aug: 11. 1857,

W. H. Chever, Deputy,

324 ND

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The United States

Siram Grimes

The claimant in this case
derives his title by deed
from Col. P. Sedmond the
original grantee

The original grant issued
to Sedmond by Gov. Pickelton
bears on the 24th Dec. 1844 is
duly proved and the ex
pediente containing the petition
desires and other ^{usual} documents
is found in the archives
with regard to the perfor
mance of the conditions there
is some discrepancy in
the testimony. - But the wit
ness D. P. Brien is shown not
to have been in the country
at the time he swears that
no house existed and his
character would seem to
be such as to vitiate his
testimony even if an oath
deh'd to but little
weight

~~The~~ ^{rights of} ~~the~~ ~~contract~~ by ~~a~~ ^{is} ~~clearly~~
But the ~~unimpaired~~ ~~test~~
imony of Busse ~~the~~ man
of Lehay witnesses to whom
Hicks who was sworn on the
half of the U. S. expressly
refus as best acquainted
with the facts, shows beyond
all reasonable doubt that
~~the~~ a house was built
and a portion of the land
cultivated as required by
the conditions - and
the rancho seems to have
been in the possession
of Dedmond & his grantee
Sinclair & Gines up to the
present time -

The location of the land
as said by the Commission
to have been established
with sufficient, tho not
with great precision

In the grant it is descri-
bed as bounded on the
west by the place belonging
to Senor Gines on the south
by the American River on the

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East by the foot of the Sierra Nevada and on the North by vacant lands being in extent from East to West 3 leagues & from North to South one league and a half"

The claimant has put in evidence the Expediente in the case of E. Guines who band "El Paso" is one of the boundaries of the grande rancho now claimed - It appears by this Expediente that the location and boundaries of El Paso are defined with unusual precision a precise point of beginning being distinctly stated and the courses and distances of ^{all} the lines given -

There would seem therefore with the boundary line which separates El Paso from the Rancho of San Juan now claimed, accurately ^{established} given

with the American River
to the foot of the Sierra as
the limits on the South &
East and of the extent
of the land from N to S.
N from East to W. expressly
stated, ~~it~~ to be no difficulty
in locating this with
all the accuracy necessary

This claim was confirmed
by the Board - no new
testimony has been taken
in this Court nor has any
argument been offered or
suggestion made to the
Court of any reason for
reversing the decision of
the Commissioners -

I think that a decree con-
firming the claim should
be entered -

May 16, 1850

29 No 324

The Notebook

Of
Hiram Gues

Simon

May 15 1860

All proved
up to here

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Office of the Board of Commissioners,
To ascertain and settle the Private Land Claims in the State of California.

San Francisco, Oct. 27th/₄ 1855.

Sir;

I am directed by this Board to transmit you, pursuant to the requirements of the Act of Congress, approved August 31st, 1852, a Transcript of the Record of the Proceedings and of the Decision of the said Board, of the Documentary Evidence and of the Testimony of the witnesses upon which the same is founded, in Case No. 181, on the Docket of this Board, wherein

Hiram Grimes is

the Claimant, for the place known by the name of

Rancho de San Juan

Which Transcript I have the honor to accompany herewith, and request your receipt for the same.

I am, Respectfully,

Your Obedt Servant,

Geo. Fisher

To the Hon. J. A. Monroe Esq

Attorney General of the United States,

Washington, D. C.

Clerk of the U. S. Dist Court
for the Northern Dist. of Cal-